

076.0

0005

0019.A

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONTotal Card / Total Parcel  
734,400 / 734,400

APPRaised:

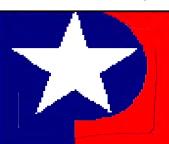
734,400 / 734,400

USE VALUE:

734,400 / 734,400

ASSESSED:

734,400 / 734,400


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
64		CROSBY ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: KATZMAN RACHEL S & SETH A	
Owner 2:	
Owner 3:	

Street 1: 64 CROSBY ST
Street 2:

Twn/City: ARLINGTON
StProv: MA Cntry: Own Occ: Y

Postal: 02474 Type:
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PREVIOUS OWNER
Owner 1: MC CABE ALICE -
Owner 2: -
Street 1: 64 CROSBY ST
Twn/City: ARLINGTON
StProv: MA Cntry:
Postal: 02474

NARRATIVE DESCRIPTION
This parcel contains 7,235 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1956, having primarily Vinyl Exterior and 1944 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description % Item Code Description
Z R1 SINGLE FA 100 water
o
n
Census: Exempt
Flood Haz:
D Topo 1 Level
s Street
t Gas:

LAND SECTION (First 7 lines only)
Use Description LUC No of Units Depth / PriceUnits Unit Type Land Type LT Factor Base Value Unit Price Adj Neigh Neigh Infl Neigh Mod Infl 1 % Infl 2 % Infl 3 % Appraised Value Alt Class % Spec Land J Code Fact Use Value Notes

101 One Family 7235 Sq. Ft. Site 0 70. 0.88 12
445,934 445,900

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	7235.000	288,500		445,900	734,400		48503
Total Card	0.166	288,500		445,900	734,400	Entered Lot Size	GIS Ref
Total Parcel	0.166	288,500		445,900	734,400	Total Land:	GIS Ref
Source: Market Adj Cost		Total Value per SQ unit /Card: 377.78		/Parcel: 377.7		Land Unit Type:	Insp Date

 Total Card / Total Parcel  
734,400 / 734,400

 APPRAISED: 734,400 / 734,400  
USE VALUE: 734,400 / 734,400  
ASSESSED: 734,400 / 734,400

 10/30/18  
16374!  
PRINT Date Time  
12/10/20 21:09:43  
LAST REV Date Time  
07/23/19 09:55:24  
apro  
6374  
ASR Map:  
Fact Dist:  
Reval Dist:  
Year:  
LandReason:  
BldReason:  
CivilDistrict:  
Ratio:  
Sign: VERIFICATION OF VISIT NOT DATA / / /
**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	288,600	0	7,235.	445,900	734,500	734,500	Year End Roll	12/18/2019
2019	101	FV	233,400	0	7,235.	414,100	647,500	647,500	Year End Roll	1/3/2019
2018	101	FV	233,400	0	7,235.	414,100	647,500	647,500	Year End Roll	12/20/2017
2017	101	FV	233,400	0	7,235.	363,100	596,500	596,500	Year End Roll	1/3/2017
2016	101	FV	233,400	0	7,235.	331,300	564,700	564,700	Year End	1/4/2016
2015	101	FV	219,300	0	7,235.	293,000	512,300	512,300	Year End Roll	12/11/2014
2014	101	FV	219,300	0	7,235.	277,100	496,400	496,400	Year End Roll	12/16/2013
2013	101	FV	219,300	0	7,235.	263,700	483,000	483,000		12/13/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MC CABE ALICE,	58587-542		2/29/2012	Estate/Div	447,500	No	No		
MC CABE ALICE V	44901-251		3/30/2005	Family		No	No		
	8843-54		1/1/1901	Family		No	No	N	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/30/2018		MEAS&NOTICE				CC	Chris C	
5/29/2012		MLS				EMK	Ellen K	
12/12/2008		Meas/Inspect				189	PATRIOT	
10/13/1999		Meas/Inspect				266	PATRIOT	
12/1/1981						CM		

**ACTIVITY INFORMATION**

Date	Result	By	Name
10/30/2018	MEAS&NOTICE	CC	Chris C
5/29/2012	MLS	EMK	Ellen K
12/12/2008	Meas/Inspect	189	PATRIOT
10/13/1999	Meas/Inspect	266	PATRIOT
12/1/1981		CM	

Sign: VERIFICATION OF VISIT NOT DATA / / /

